

Attorney or Party Name, Address, Telephone, FAX Numbers, and California State Bar Number TIMOTHY J. YOO (State Bar No. 155531) CARMELA TAN (State Bar No. 195603) ROBINSON, DIAMANT & WOLKOWITZ, APC 1888 Century Park East, Suite 1500 Los Angeles, California 90067 310-277-7400 310-277-7584	COURT USE ONLY <b>FILED</b>  04 OCT 25 PM 2:36 CLERK OF DISTRICT COURT CENTRAL DISTRICT OF CALIFORNIA BY <u>CAW</u> DEPUTY CLERK
<b>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA</b>	CASE NO.: LA 04-22687 ER
In re: BERNARD C. NEWELL and VALERIE DE LA ROSA LUMAGUI  Debtor(s).	

## NOTICE OF SALE OF ESTATE PROPERTY

<b>Sale Date:</b> November 17, 2004	<b>Time:</b> 11:00 a.m.
<b>Location:</b> U.S. Bankruptcy Court, Courtroom 1568, 255 E. Temple Street, Los Angeles, CA 90012	

Type of Sale: ☒ Public: ☐ Private: Last date to file objections: November 3, 2004

Description of Property to be Sold: 2070 Atlantic Avenue, Long Beach, CA 90806

Terms and Conditions of Sale: The property shall be sold "as is" and "where is" and without any representation or warranty, express or implied; 6% broker commission.

Proposed Sale Price: \$350,000 (call contact person listed below for details)

Overbid Procedure (If Any): Initial overbid of \$1,000 above the proposed purchase price, with each additional bid of \$1,000; overbidders must tender cash equivalent to 10% of initial overbid to counsel for trustee at hearing.

If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:

Contact Person for Potential Bidders (include name, address, telephone, fax and/or e-mail address):

CARMELA TAN  
ROBINSON, DIAMANT & WOLKOWITZ, APC  
1888 Century Park East, Suite 1500  
Los Angeles, CA 90067  
Tel: (310) 277-7400 Fax: (310) 277-7584

Date: October 22, 2004